

WEST SUBCOMMITTEE MINUTES
RAMONA COMMUNITY PLANNING GROUP
15873 HWY 67, RAMONA, CA 92065
RAMONA COMMUNITY CENTER
434 AQUA LANE, RAMONA
January 31, 2011, 7:00 P.M.

1. CALL TO ORDER – 7:05 p.m.
2. DETERMINATION OF MEMBERS PRESENT – Consideration Will be Given to Members Who Have Missed Consistently. They Will Be Removed And Will Need to Reapply for Membership

Members Present: Kristi Mansolf, Chair; George Boggs, Kareen Madden, Robin Maxson
Guests: James Kay, David Valkema

3. ANNOUNCEMENTS – None
4. PRESENTATIONS FROM THE PUBLIC ON NON-AGENDA ITEMS ONLY – None

Action Items:

5. AD 10-061, 17212 Highlander Rd., Welsh Property. Install 5 Roof-Mounted Hybrid Wind Turbines. Request for Waiver of D8 Designation

The West Subcommittee saw the project at the beginning of January. The RCPG approved it, but neither group reviewed for the D8 Designator. Mr. Kay, representing DyoCore, was available to answer questions. Ms. Mansolf presented the criteria for the Designator, which include the objective, “To preserve the scenic value of the Santa Maria Ranch.” The standards involve protecting natural features of the land, minimizing grading, setbacks, lot sizes and protecting the ridgeline. If the D8 Designator is not waived, a site plan will be done. The subcommittee felt the addition of the wind turbines on the house would not negatively impact the views of the neighbors or views from the Highland Valley Road.

MOTION: TO WAIVE THE D8 DESIGNATOR.

Upon motion made by George Boggs and seconded by Kareen Madden, the motion **passed 4-0-0-0-0.**

6. AD 10-062, 1607 Elm St., Wang Property. Install 5 Roof-Mounted Hybrid Wind Turbines

Mr. Kay said the units for the Wang property are the same as the turbines for the Welsh property. The Wang property will have 4 wind turbines mounted on the house. The lot is a corner lot of 2.46 acres. The house is set back on the property. There were no photos

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of the house or photosimulations of how the turbines will look on the house. Mr. Kay had photos of other houses with similar systems. He said they usually install the units on the slope of the roof rather than on the top of the house. As with the other permit (AD 10-061) the project applicant puts together a list for notification, notifying a minimum of 20 residents in the area, starting with those within 300 feet of the project.

MOTION: TO APPROVE THE WIND TURBINE PROJECT AT 1607 ELM ST.
Upon motion made by Kareen Madden and seconded by George Boggs, the motion **passed 4-0-0-0-0.**

7. Corrections/Approval to the Minutes 1-3-11

MOTION: TO APPROVE THE MINUTES OF THE MEETING 1-3-11.
Upon motion made by Kareen Madden and seconded by George Boggs, the motion **passed 3-0-1-0-0** with Robin Maxson abstaining.

8. Adjournment

Respectfully submitted,

Kristi Mansolf